

CITY OF CLEWISTON
PLANNING AND ZONING BOARD

Regular Meeting

August 3, 2009

Mr. Hughes called a regular meeting of the Clewiston Planning and Zoning Board to order at 5:30 p.m., in the Commission Chambers at City Hall, 115 West Ventura Avenue.

ATTENDANCE:

Members Present: Leroy Hare, Sr.
Lewell Hughes
Ramon Iglesias
Jack Webb
Sassy Whitehead

Members Absent: none

City Personnel Present: Don Gutshall, Acting City Manager
Travis Reese
Debbi Towner
Jim Watt, City Attorney

Visitors Present: Leroy Hare, Jr.
Antonio Perez, legal council for Douglass Fertilizer
David Plank, owner of Douglass Fertilizer's parent company the Anderson's
Mike Willis, manager of Douglass Fertilizer

Approval of Minutes:

Mr. Webb made a motion, seconded by Ms. Whitehead to approve the amended minutes of the July 13, 2009 meeting. Motion passed unanimously on a voice vote.

A request by Douglass Fertilizer & Chemical, Inc., Block 387, Lots 2+3, GPOC, Zoned I.

Mr. Reese read the staff summary and technical review notes. Staff recommends that Ventura Avenue not be vacated; instead the city should order it closed to thru traffic and grant permission to install a gate to secure the property, allowing access only from Hwy. 27. Staff feels that installing the fence would accomplish their objective without vacation.

Mr. Perez' concern was the security of the site as they expand the business. Mr. Plank stated that Homeland Security mandates for security have insisted on fencing around businesses that handle chemicals and explosive materials. They would like to cut public traffic by closing the section of road that crosses canal #6. They see no practical use for the city to maintain control of the 60 x 100 foot right-of-way that separates Block 386 and 387.

Their expansion, postponed until 2010, would require the use of the right-of-way for additional tank storage and warehousing. Mr. Iglesias inquired about job potential and was told about four (4) additional workers would be required at this time, possibly more in the future expansion. No development plan has been submitted to outline their potential expansion.


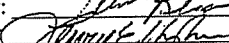
Mr. Plank added that they have Clewiston Drainage District approval to fence from canal #6 to the Industrial canal on both the north and south ends of the property. Mr. Gutshall was concerned with the risks of any caustic, liquid or fire materials. Mr. Plank responded that all materials were handled according to federal guidelines.

There were two phone calls from neighbors, both with no objections to the request.

Mr. Iglesias made a motion to approve the variance application as presented, seconded by Mr. Webb. Motion passed unanimously on a voice vote.

Adjournment

The motion to adjourn was made by Ms. Whitehead, seconded by Mr. Iglesias, at 5:56 p.m.

Submitted by: , Director of Building & Zoning
Approved by: , Chairman